

THE UNIVERSITY OF MICHIGAN  
REGENTS COMMUNICATION

ACTION REQUEST

Subject: North Campus Research Complex Buildings 20 and 25  
Laboratory Renovation

Action Requested: Approval of Schematic Design

Background:

At the October 2016 meeting, the Board of Regents approved the North Campus Research Complex Buildings 20 and 25 Laboratory Renovation project and the appointment of SmithGroupJJR as the architect for its design. Constructed in 1959 and 1984, North Campus Research Complex (NCRC) Building 20 and Building 25 contain approximately 285,000 gross square feet of primarily unoccupied wet laboratory space. This project will renovate approximately 158,000 gross square feet of space within both buildings to accommodate the Medical School's wet laboratory research growth over the next decade. A 6,900-gross-square-foot infill addition will be constructed to improve connectivity between the buildings and throughout the complex. The project will also address deferred maintenance in both buildings, including heating, ventilation, air conditioning, electrical, and life safety system upgrades, as well as code related items; and provide accessibility improvements and new finishes in public spaces. The scope of this project includes the architectural, electrical, and mechanical work necessary to accomplish these improvements. There will be no impact on parking from this project.

The estimated cost of the project is \$78,500,000. Funding will be provided from Medical School resources. The construction cash flow may be provided, all or in part, by bond proceeds or increasing the commercial paper issuance under the commercial paper program, secured by a pledge of General Revenues, and authorized by the Board of Regents. The project is expected to provide an average of 102 on-site construction jobs. Construction is scheduled to be completed in the fall of 2019.

We recommend that the Board of Regents approve the schematic design for the North Campus Research Complex Buildings 20 and 25 Laboratory Renovation project as presented at the meeting.

Respectfully submitted,



Kevin P. Hegarty  
Executive Vice President and  
Chief Financial Officer

May 2017